	FOR SITE DEVELOPMENT	
LANDSCAPE LEGEND	REVIEW	SERED ARCHITECTURE
SYMBOL SIZE NAME & TYPE QUANTITY POINT VALUE POINTS 2 to 15 FOUNTAIN		\$\frac{\pi}{2} \frac{\pi}{2} \frac{\pi}{2} \frac{\pi}{2}
GALLON GRASS 42 10 420		NOT FOR
3" or GREATER TREE 3 350 1050		CONSTRUCTION
	LOT 9 BLOCK 4	RP15-04
SOD OR HYDRO-MULCH BERMUDA — — — —	DECER 4	
IRRIGATION: AN IRRIGATION SYSTEM SHALL BE INSTALLED TO		DESIGN
SERVICE ALL NEW PLANTINGS. THE SYSTEM SHALL BE DESIGNED, SUBMITTED, AND INSTALLED BY A LICENSED IRRIGATION CONTRACTOR BEFORE A		16 W. 26TH STREET
CERTIFICATE OF OCCUPANCY WILL BE ISSUED. CALCULATIONS:	SOUTHEAST 20' OF LOT 4 BLOCK 4 SOUTHEAST 20' FENCE 6' WOOD PRIVACY FENCE	16 W. 26TH STREET RYAN, TX 77803 HONE 817.694.2185 2014 PACT Design Studio, LLC
LANDSCAPE REQUIREMENTS: TOTAL AREA OF SITE: 9995sf	LOT 8 BLOCK 4	Z Z Z
IMPERVIOUS COVERAGE ON SITE: 8490sf 15% LANDSCAPE POINTS REQ'D: 9995 * .15 = 1499	NORTHWEST 20's	ST S
LANDSCAPING PROVIDED: 3" OR GREATER CANOPY TREES: 3 * 350 = 1050 2 to 15 GALLON SHRUBS: 42 * 10 = 420	NORTHWEST 30' OF LOT 4 BLOCK 4	
GRASS (WITHIN PROPERTY): 1185/10 = 118 GRASS (WITHIN R.O.W.): 490/10 = 49	UNDERGROUND ELECTRICAL TO MAIN, LOCATION & SIZE SHALL BE DETERMINED BY CONTRACTOR IN COORDINATION WITH & MEETING ALL REQUIREMENTS OF AHJ; EACH UNIT SHALL BE PROVIDED 200 AMP/SERVICE & METERED SEPARATELY.	REG L, PE ISTR
TOTAL PROVIDED: 1637 PARKING REQUIREMENTS:	EXISTING FIRE HYDRANT	S V A S O S O S O S O S O S O S O S O S O S
NUMBER OF BEDROOMS: PARKING REQUIRED: PARKING PROVIDED: 11 BEDROOMS 14.3 SPACES 15 SPACES	6'-0" WOOD— PRIVACY FENCE 6'-0" WOOD PRIVACY FENCE 6'-0" WOOD PRIVACY FENCE 6'-0" WOOD PRIVACY FENCE 6'-0" WOOD PRIVACY FENCE	OT FOPROOR C
PARKING PROVIDED.	W/ GATE; TYP.	ŽĄ
	GRASS;TYP. GATE GATE	S
	AREA DRAIN - REFER CIVIL	H &
	CONCRETE PAD— AND SIDEWALK TO EXISTING SIDEWALK	
	UNIT A BLOCK 4 PROPOSED SHARED ACCESS EASEMENT	I &
	1650 SF HEATED 200 AMP SERVICE AT SHADED AREA ALL PARKING SPOTS SHALL BE STRIPED PER CITY ORDINANCE	
	ROLL-OUT TRASH BINS; SCREEN WITH UNIT B	O Z
	-SILT FENCE HEIGHT TO EAVE: 29'-3" HEIGHT TO RIDGE:29'-9" SERVICE 200 AMP SERVICE CONCRETE DRIVE; TYP.	<u>≥</u> 39
SILT FENCE	SOUTHEAST 40' OF LOT 2 PROVIDE EXPANSION JOINT WITH DOWELS PER CITY REQUIREMENTS @ ALL SIDEWALK AND PROVIDE STANSON OF ALL SIDEWALK AND SOUTHEAST 40' FENCE ON NEIGHBORING PROPERTY	Solle
	DRIVE LOCATIONS WHERE NEW CONCRETE MEETS EXISTING CONCRETE EXIST ING CONCRETE DO ALL SIDEWALK AND 1032 SI TILATED 1032 SI TILATED 1032 SI TILATED	G 205 0
	WATER UTILITY LINES & TAPS SHALL BE DETERMINED BY CONTRACTOR IN COORDINATION WITH & MEETING ALL REQUIREMENTS OF AHJ; ALL UTILITIES SHALL BE METERED SEPARATELY FOR EACH UNIT	4
	EXISTING PUBLIC SIDEWALK AND CURB OF CONSTRUCTION	roject
SII	SAW-CUT & DEMO EXISTING PAVING AT NEAREST CONTROL	.4-027
	JOINT - INFILL WITH NEW DECORATIVE PAVING TO MATCH EXISTING. PROVIDE EXPANSION JOINT WITH DOWELS PER CITY REQUIREMENTS WHERE NEW PAVING CONNECTS TO EXISTING. NORTHWEST 10'	2015.02.26 evision/Issue
	DEMO EXISTING DRIVEWAY	evision/issue
MAINTAINED DL	ROL MEASURES (AS APPROVED BY AHJ) MUST BE INSTALLED & SIDEWALK WITH BROOM FINISH; TYP.;	
	ABLE VEGETATIVE GROWTH BEFORE REMOVING EROSION URES. RE SOIL IS DISTURBED & EXPOSED SHALL BE SODDED OR D - HYDRATE & MAINTAIN UNTIL GROUNDCOVER IS FULLY ALIGN CENTER OF SIDEWALK WITH CENTER OF ENTRY DOOR	
PROPOSED DRIVEWAY / CONSTRUCTION ENTRANCE 3. PROVIDE MEASU CLEAN/MAINTAI DEBRIS FROM SI	RES FOR SILT PROTECTION AT CONSTRUCTION ENTRANCE & N SURROUNDING PUBLIC RIGHT OF WAYS TO BE FREE OF TE & ASSOCIATED RUNOFF. SAW-CUT & DEMO EXISTING PAVING AT NEAREST CONTROL	
4. CLEAR SILT FROM AFTER PRECIPITA	JOINT - INFILL WITH NEW DECORATIVE PAVING TO MATCH ATION OCCURS. JOINT - INFILL WITH NEW DECORATIVE PAVING TO MATCH EXISTING. PROVIDE EXPANSION JOINT WITH DOWELS PER CITY REQUIREMENTS WHERE NEW PAVING CONNECTS TO EXISTING.	
2 EROSION CONTROL PLAN	1 SITE/LANDSCAPING PLAN	SP-1
SCALE: 1"=20'-0"	SCALE: 1"=10'-0" GAYTHA CR FOCH ST	